



# Advocate Christ Medical Center

4440 West 95th Street || Oak Lawn, IL 60453 || T 708.684.8000 || [advocatehealth.com](http://advocatehealth.com)

February 6, 2018

Via Overnight Courier

Ms. Courtney Avery, Administrator  
Illinois Health Facilities and Services Review Board  
525 West Jefferson Street  
Springfield, IL 62761

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**FEB 08 2018**

**HEALTH FACILITIES &  
SERVICES REVIEW BOARD**

Re: Project #16-047 Advocate Christ Medical Center (the "Project")

**Annual Progress Report**

Advocate Health and Hospitals Corporation, (d/b/a Advocate Christ Medical Center), and Advocate Health Care Network Construction Project for expansion and modernize its Radiation Oncology Department in the Cancer Center, with a combination of modernization and new construction.

Dear Ms. Avery:

This letter is to inform you that, in accordance with requirements of the 77 Ill. Adm. Code 1130.760, Advocate Christ Medical Center at 4440 West 95<sup>th</sup> St., Oak Lawn, is submitting an annual progress report on the Project referenced above. The permit for this Project was granted January 24, 2017.

The Project is modernization of the oncology department and replace radiation therapy equipment with demolition and construction of a new building in 24,446 GSF.

**Current status of the Project:**

- Obligation: The project was timely obligated on May 23, 2017 by the signing of a construction contract with Pepper Construction Company.
- Percentage of the Project finished: 5% Complete
- Components Finished:
  - Design Phase #1 100% Complete
  - Phase #1/ Enabling 95% Complete
- Components in progress:
  - Building Demolition Phase #1 40% Complete
- Components Not Completed: (Due to phased work)
  - New Construction Phase #1 0% Complete
  - Renovations Phase #1 0% Complete
  - Radiation Therapy Equipment Installation Phase #1 0% Complete
  - Design Phase #2 0% Complete
  - Renovations Phase #2 0% Complete
  - Radiation Therapy Equipment Installation Phase #2 0% Complete

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Project #16-047  
February 6, 2018

- Changes in scope and size: The Project remains substantially consistent with the general scope of the Project as approved by the Review Board.

**2. Costs incurred to date,** an itemized listing of the total current estimated project costs, and a comparison of those costs to the approved permit amounts.

| USE OF FUNDS   | Costs Incurred to Date | In Permit            |
|--|------------------------|----------------------|
| Preplanning Costs  | \$ 320,600             | \$ 320,600           |
| Site Survey and Soil Investigation                         | \$ 27,500              | \$ 115,600           |
| Site Preparation   | \$ 0                   | \$ 913,700           |
| Off Site Work  | \$ 0                   | \$ 743,226           |
| New Construction Contracts                                 | \$ 128,396             | \$10,272,981         |
| Modernization Contracts                                    | \$ 0                   | \$ 5,664,864         |
| Contingencies  | \$ 0                   | \$ 1,869,059         |
| Architectural/Engineering Fees                             | \$ 755,398             | \$ 1,434,404         |
| Consulting and Other Fees                                  | \$ 201,747             | \$ 2,708,700         |
| Movable or Other Equipment (not in construction contracts) | \$ 169,856             | \$ 17,431,768        |
| Bond Issuance Expense (project related)                    | \$ 0                   | \$ 316,312           |
| Net Interest Expense During Construction (project related) | \$ 0                   | \$ 1,101,851         |
| Fair Market Value of Leased Space or Equipment             | \$ 0                   | \$ 0                 |
| Other Costs to be Capitalized                              | \$ 901,000             | \$ 4,073,200         |
| Acquisition of Building or Other Property (excluding land) | \$ 0                   | \$ 0                 |
| <b>TOTAL USES OF FUNDS</b>                                 | <b>\$ 2,504,497</b>    | <b>\$ 46,966,265</b> |

**3. Method of financing the project and sources of funds:** There has been no change to the method of financing this project.

**4. Anticipated date of completion:** December 31, 2020

Please contact me at 630-929-5577 or Sonja Reece at 309-268-5482, if you have any questions about this report.

Sincerely,



Scott Nelson, AIA, ACHA  
Vice President, Planning, Design, and Construction  
Advocate Health and Hospitals Corporation

CC: Matt Primack, Advocate Christ Medical Center  
Patrick Lyons, Advocate Health Care  
Sonja Reece, Advocate Health Care